



VILLAGE OF SOUTH BARRINGTON
30 South Barrington Road
South Barrington, IL 60010

BUILDING AND ZONING COMMITTEE MINUTES

WEDNESDAY, NOVEMBER 19, 2025

AT 2:30 p.m.

CALL TO ORDER

Chairman Guranovich called the meeting to order at 2:39 p.m.

ROLL CALL

Present:	Chairman Guranovich	Absent:
	Trustee Patel	
	Trustee Stagno	

Board Members Present: Mayor McCombie and Trustee Abbate

Staff present: Mike Dropka, Village Administrator, Damian Michalski, Building Officer, and James Vasselli, Village Attorney, Vasselli Law

Others present: None

MINUTES

Motion was made by Trustee Patel to approve the minutes from the January 15, 2025, meeting. Seconded by Trustee Stagno. On a voice vote, the motion was approved.

Motion was made by Trustee Patel to approve the minutes from the October 15, 2025, meeting. Seconded by Trustee Stagno. On a voice vote, the motion was approved.

PUBLIC COMMENT

None.

AGENDA ITEMS

- 1) Administrator Dropka led a discussion revisiting a topic from the previous committee meeting regarding the prior administration's policy on repairing partially damaged roofs.

Discussion ensued about general uniformity and aesthetic concerns; as well as making sure repairs are covered by insurance companies to protect the residents in a practical and financially sensible manner. Village Attorney Vasselli will edit the language in the draft ordinance for further review and action.

Chairman Guranovich called for a motion to direct staff to edit the draft ordinance as discussed and to send the ordinance to the Village Board with recommended approval. Motion was made by Trustee Patel, seconded by Trustee Stagno. On a voice vote, the motion was approved unanimously.

2) Building Officer Michalski led a discussion revisiting a topic from the previous committee meeting regarding window replacement, specific materials allowed, as well as general building department involvement and review. Building Officer Michalski will present sample materials to the committee for further review and potential action next committee meeting.

3) Building Officer Michalski reviewed the different kinds of building codes and provided a synopsis of how the standards are updated year after year. He reviewed which codes the Village of South Barrington has adopted, and noted which ones have and have not been approved over the years. Building Officer Michalski led a discussion regarding the research he has conducted and his recommendations going forward. He noted that there is a discrepancy regarding the codes that have been adopted by the village. A further discussion on updating the building codes will take place at a future committee meeting.

MAYOR REPORT

Mayor McCombie provided a brief update on the status of the Barrington Road Widening Project.

STAFF REPORTS

Building Officer Michalski provided an update to the new building and finance software that was recently adopted by the Village Board. He also discussed using the opportunity to update our building permit fee schedule. Discussion ensued, and there was unanimous consent among the committee members to direct staff to begin reviewing the building permit fees, and to research different consultants who would be able to assist in providing the village with a new building permit fee schedule.

Building Officer Michalski provided different options and scenarios regarding instituting a landscape ordinance for the Village of South Barrington. Discussion ensued, and there was unanimous consent among the committee members to direct staff to research different consultants who would be able to assist in providing the village with a robust landscape ordinance, and to further review at the next committee meeting.

OLD BUSINESS

None.

NEW BUSINESS

None.

ADJOURNMENT

At 3:49 p.m., Chairman Guranovich called for a motion to adjourn the meeting. Motion was made by Trustee Patel, seconded by Trustee Stagno. On a voice vote, the motion was approved unanimously.

Respectfully submitted,



Mike Dropka, Village Administrator

These minutes were approved this

21st Day of January, 2026